STREET IMPROVEMENT PLANS
FOR
TRACT 23320

GENERAL NOTES

1. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CLEAR THE RIGHT OF WAY IN ACCORDANCE WITH THE PROVISIONS OF LAW AS IT AFFECTS EACH UTILITY INCLUDING IRRIGATION LINES AND APPURTENANCES AND AT NO COST TO THE CITY.

2. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RIVERSIDE DEPARTMENT OF PUBLIC WORKS, STANDARD DRAWINGS, STANDARD DRAWING NO. 10 AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION.

3. THE PRIVATE ENGINEER SIGNING THESE PLANS IS RESPONSIBLE FOR ASSURING THE ACCURACY AND ACCEPTABILITY OF THE WORK HEREON. IN THE EVENT OF DISCREPANCIES ARISING DURING CONSTRUCTION, THE PRIVATE ENGINEER SHALL BE RESPONSIBLE FOR DETERMINING AN ACCEPTABLE SOLUTION AND REVISING THE PLANS FOR APPROVAL BY THE CITY.

4. QUANTITIES SHOWN ARE FOR INFORMATION ONLY AND THE CITY OF RIVERSIDE IS NOT RESPONSIBLE FOR THEIR ACCURACY.

PER ... ACT THE D
... 2 DAYS ...
OF THE CITY'S PORTION OF

5. THE DEVELOPER SHALL BE RESPONSIBLE FOR PRESERVING OR RE-ESTABLISHING AND REFERENCING SURVEY MONUMENTS DESTROYED, DISTURBED OR BURIED AS A RESULT OF CONSTRUCTION SHOWN HEREON.

6. SEE "STREET LIGHTING PLANS" FOR QUANTITY AND LOCATION OF REQUIRED STREET LIGHTS.

7. ALL FLAGGED ELEVATIONS SHALL BE STAKED IN THE FIELD BY THE PRIVATE ENGINEER.

8. TRIM EDGE OF EXISTING PAVEMENT WHERE NEW PAVEMENT JOINS TO A SMOOTH, STRAIGHT LINE. CONSTRUCT MATCH-UP PAVING AS SHOWN ON PLAN AND OVERLAY PAVING AS DIRECTED IN THE FIELD TO PRODUCE A SMOOTH SECTION.

9. CONSTRUCT DRIVEWAY APPROACHES PER STANDARD DRAWING 302. EXACT SIZE AND LOCATION TO BE DETERMINED AT THE TIME OF CONSTRUCTION AS APPROVED BY THE TRAFFIC ENGINEER.

10. THE SUBDIVIDER SHALL ARRANGE FOR A SOIL TEST TO BE MADE BY A SOILS ENGINEER AFTER THE STREETS HAVE BEEN PREPARED TO ROUGH GRADE AND PRIOR TO CURB AND GUTTER CONSTRUCTION. DEPTH OF BASE MATERIAL AND A.C. PAVING SHALL BE DETERMINED BY THE CITY OF RIVERSIDE DESIGN STANDARDS AND TEST PROCEDURES.

11. THE DEVELOPER AND/OR CONTRACTOR SHALL CONTACT THE STREET DIVISION (351-6127) TO PICK UP ANY EXISTING STD. 180 BARRICADES THAT ARE BEING REMOVED. THE CITY'S INSPECTOR WILL MAKE THE FINAL DETERMINATION ON WHETHER A BARRICADE CAN BE RELOCATED.

12. ON ALL AREAS WITHIN PUBLIC RIGHT OF WAY WHERE THE FILL IS ONE (1) FOOT OR GREATER A LETTER WILL BE REQUIRED FROM THE SOILS ENGINEER, CERTIFYING THE COMPACTION OF THE FILL BELOW SUBGRADE, PRIOR TO ISSUANCE OF THE CONSTRUCTION PERMIT/CUT SHEETS.

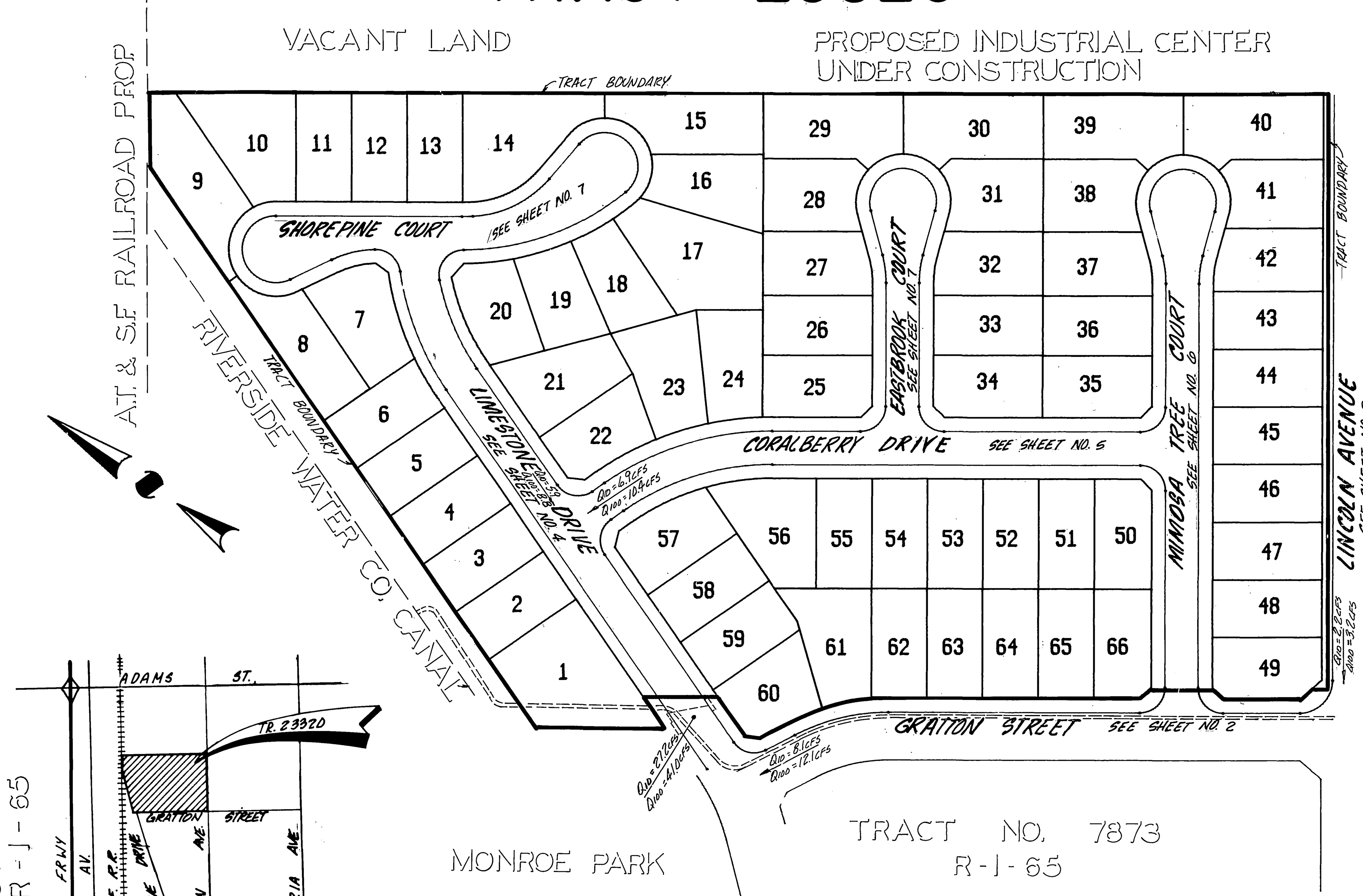
13. ALL TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO OPENING THE STREETS TO TRAFFIC.

14. ANY TRAFFIC CONTROL STRIPING OBLITERATED AND/OR BADLY WORN DURING CONSTRUCTION SHALL BE RESTORED BY THE CONTRACTOR WITHIN FIVE DAYS AFTER NOTIFICATION FROM THE CITY INSPECTORS.

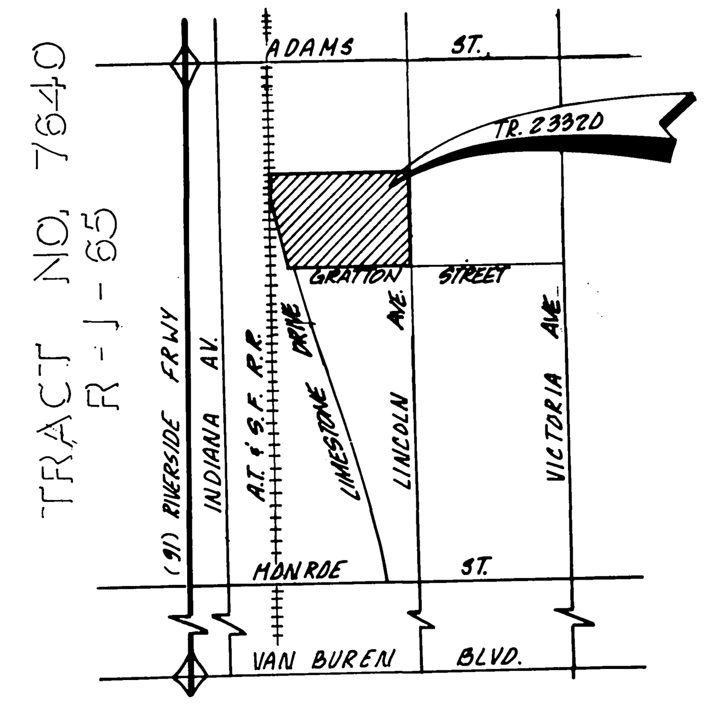
15. FINAL STRIPING FOR TRAFFIC CONTROL AND/OR PAVEMENT MARKING TO BE THE RESPONSIBILITY OF THE DEVELOPER.

16. THE CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO UNDERGROUND SERVICE ALERT (USA), PHONE NO. 1-800-422-4133, TWO WORKING DAYS BEFORE DIGGING. NO CONSTRUCTION PERMIT WILL BE ISSUED BY THE PUBLIC WORKS DEPARTMENT INVOLVING EXCAVATION FOR UNDERGROUND FACILITIES UNLESS THE APPLICANT HAS BEEN PROVIDED AN INQUIRY INDENTIFICATION NUMBER BY U.S.A.

17. CURB AND GUTTER SHALL BE STAKED WITH 3' OFFSETS AT 25' INTERVALS.



INDEX MAP
SCALE: 1"=100'



VICINITY MAP
N.T.S.

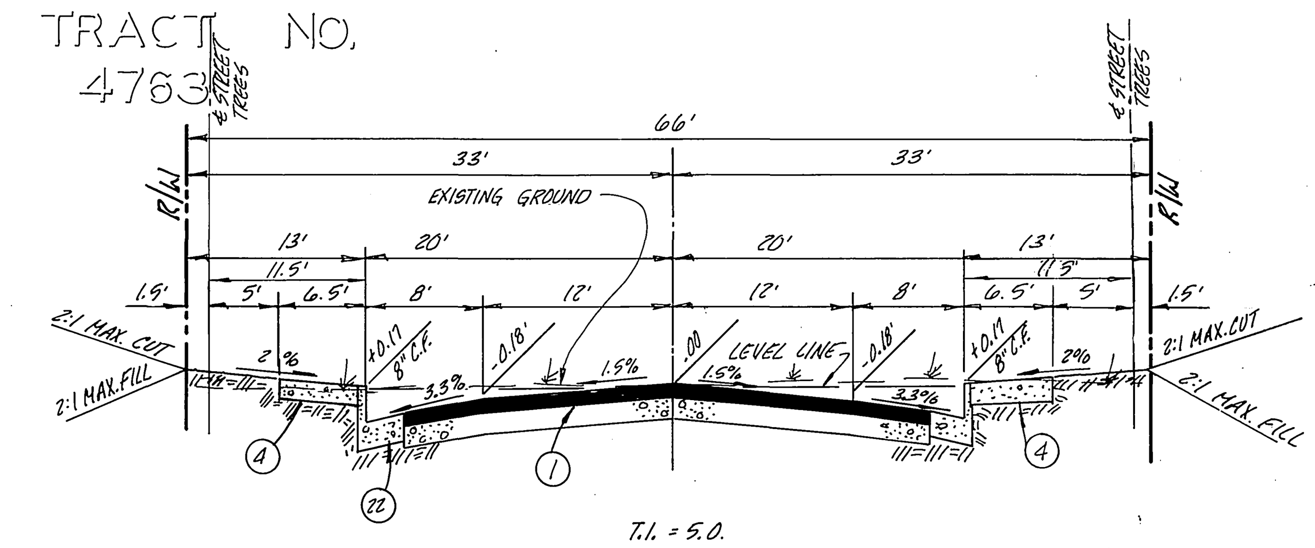
CONSTRUCTION NOTES AND ESTIMATED QUANTITIES *

1	⚠1 CONST. 2½" A.C. PAVEMENT OVER 6" CRUSHED AGGREGATE BASE OR 5" A.C. OVER COMPACTED NATIVE PER S.R. 1362 R=35.	85,000 S.F.
2	CONST. 6" CURB & GUTTER PER CITY OF RIVERSIDE STD. DRAWING NO. 200 (TYPE I)	4,100 L.F.
3	CONST. P.C.C. CROSS GUTTER PER CITY OF RIVERSIDE STD. DRAWING NO. 220 (6' WIDE)	2,600 S.F.
4	CONST. P.C.C. CURB SIDEWALK PER CITY OF RIVERSIDE STD. DRAWING NO. 325	22,500 S.F.
5	CONST. WHEEL CHAIR RAMP PER CITY OF RIVERSIDE STD. DRAWING NO. 304	11 EA.
6	REMOVE 2"x4" REDWOOD HEADER	630 L.F.
7	INSTALL STREET NAME SIGN PER CITY OF RIVERSIDE STD. DRAWING NO. 662-A	6 EA.
8	REMOVE EXISTING BARRICADE (AS SHOWN ON PLAN)	1 EA.
9	PLANT STREET TREES PER CITY OF RIVERSIDE PARKS & RECREATION DEP. STD'S	131 EA.
10	REMOVE EXISTING CURB & GUTTER	35 L.F.
11	SAWCUT EXISTING A.C. PAVEMENT	745 L.F.
12	REMOVE & REPLACE EXISTING A.C. PAVEMENT	1,400 S.F.
13	REMOVE EXISTING 6" A.C. BERM	30 L.F.
14	RELOCATE EXISTING PALM TREES AS SHOWN	14 EA.
15	CONST. 6" CURB (ONLY) PER CITY OF RIVERSIDE STD. DRAWING NO. 200 (TYPE II)	260 L.F.
16	REMOVE EXISTING SIDEWALK	550 L.F.
17	REMOVE EXISTING A.C. CHANNEL	815 L.F.
18	REMOVE EXISTING CHAIN LINK FENCE	145 L.F.
19	REMOVE TYPE "L" DELINEATORS	20 EA.
20	PAINT 12" WHITE STOP BAR PER CALTRANS STDS.	2 EA.
21	PAINT "STOP" MARKINGS PER CALTRANS STDS.	2 EA.
22	CONST. 8" CURB & GUTTER PER CITY OF RIVERSIDE STD. DRAWING NO. 200 (TYPE I)	428 L.F.

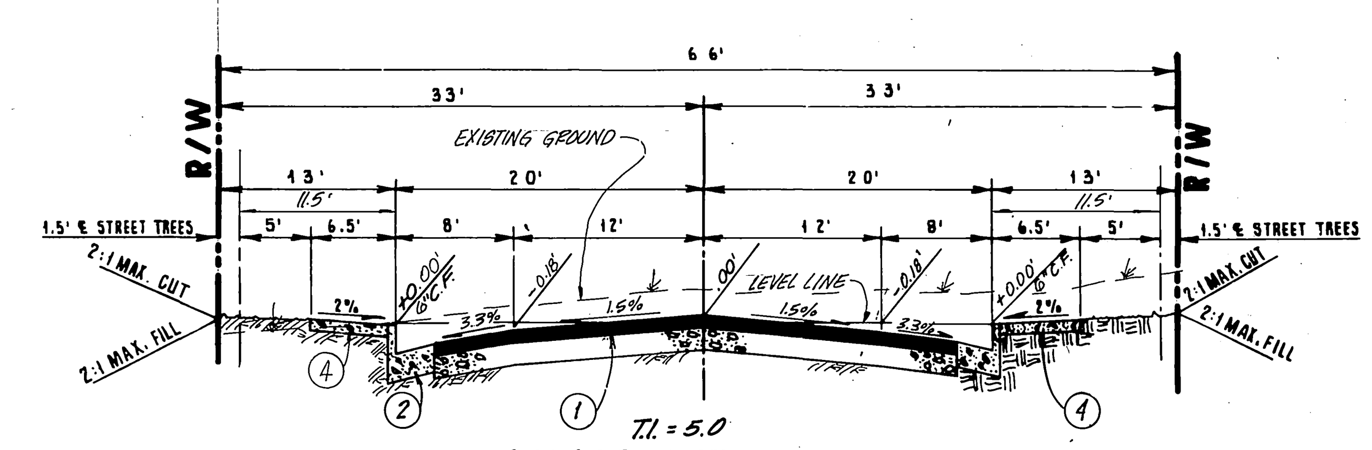
4,520

* DENOTES QUANTITIES SHOWN ARE FOR INFORMATION PURPOSES ONLY AND ARE NOT TO BE USED FOR PAY PURPOSES. CONTRACTOR IS TO DETERMINE HIS OWN QUANTITIES AND BID A COMPLETE JOB. SEE GENERAL NOTE # 4.

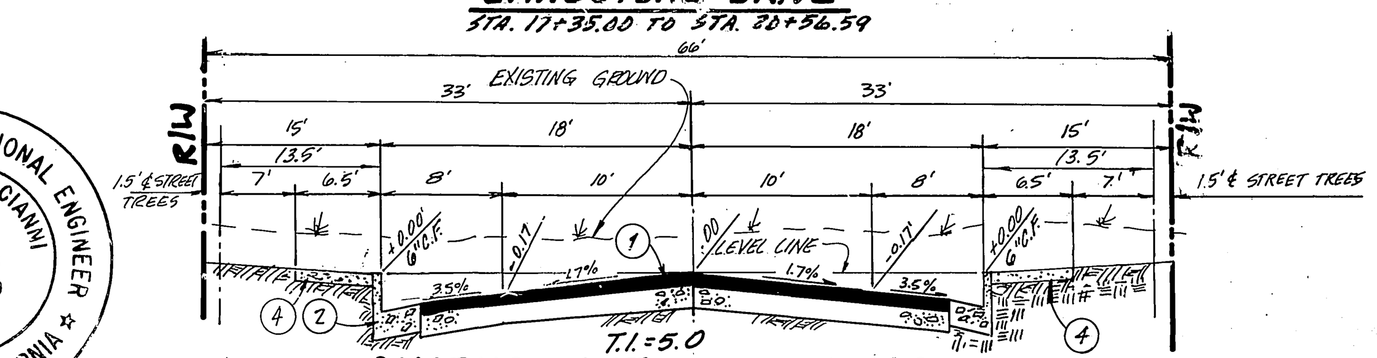
TRACT NO. 4763



LIMESTONE DRIVE
STA. 14+98.93 TO STA. 17+15.00



LIMESTONE DRIVE
STA. 17+35.00 TO STA. 20+56.59



SHOREPINE CT., CORRALBERRY DR. EASTBROOK CT., MIMOSA TREE CT.

TREE PLANTING NOTES

1. ALL RELATED WORK SHALL CONFORM TO THE CITY OF RIVERSIDE, PARK AND RECREATION DEPARTMENT STANDARDS.

2. CONTACT THE STREET TREE INSPECTOR A MINIMUM OF 48-HOURS IN ADVANCE AT 351-6126 TO SCHEDULE INSPECTIONS. INSPECTIONS SHALL BE REQUIRED: A) WHEN PLANT LOCATIONS HAVE BEEN SPOTTED IN THE FIELD PRIOR TO DIGGING PLANT PITS, B) WHILE DIGGING PLANT PITS AND PLANTING/RELOCATING TREES, C) AFTER PLANTING AND ALL OTHER INDICATED OR SPECIFIED WORK HAS BEEN COMPLETED FOR START OF MAINTENANCE, AND D) AT END OF MAINTENANCE/FIELD ACCEPTANCE (DEVELOPER WILL BE RELEASED FROM MAINTENANCE ONLY UPON RECEIPT OF WRITTEN NOTIFICATION FROM THE CITY THAT THE PARK AND RECREATION DEPARTMENT IS ASSUMING MAINTENANCE RESPONSIBILITIES).

3. THE DEVELOPER SHALL MAINTAIN ALL PLANTINGS FOR A MINIMUM PERIOD OF ONE (1) YEAR.

4. STREET TREE PLANTING SHALL BE AS FOLLOWS:

STREET NAME	BOTANICAL NAME/COMMON NAME	MIN SIZE	APPROX. SPACING	NO. REQ.
GRATTON STREET	WASHINGTONIA FILIFERA / CALIFORNIA FAN PALM	15 GAL	45'	10
LINCOLN AVENUE	SEE REVERSE FRONTAGE PLAN #2703 / FRED ORTON 985-7000	15 GAL	45'	
LIMESTONE DRIVE	PRUNUS CERASIFERA 'KRAUTER VESUVIUS' / RED LEAF PALM	15 GAL	45'	22
CORALBERRY DRIVE	CINNAMONUM CAMPHORA / CAMPHOR	15 GAL	45'	22
MIMOSA TREE DRIVE	PISTACIA CHINENSIS / CHINESE PISTACHIO	15 GAL	45'	23
SHOREPINE COURT	PRUNUS CERASIFERA 'KRAUTER VESUVIUS' / RED LEAF PALM	15 GAL	45'	22
EASTBROOK COURT	LIQUIDAMBAR STYRACIFLUA / AMERICAN SWEET GUM	15 GAL	45'	15

INSTALL PER CITY OF RIVERSIDE STD. DRAWING 662A & 666

STREET NAME & TRAFFIC SIGN					
A	GRATTON STREET	2900	H	LIMESTONE DRIVE	8400
	MIMOSA TREE COURT	8400		GRATTON STREET	2900
B	LIMESTONE DRIVE	8400	I		
	CORALBERRY DRIVE	3000			
C	MIMOSA TREE COURT	8400	J		
	CORALBERRY DRIVE	2900			
D	LIMESTONE DRIVE	8400	K		
	SHOREPINE COURT	3000			
E	CORALBERRY DRIVE	2900	L		
	EASTBROOK COURT	8400			
F	R1 (STOP SIGN) 30"		M		
G	W53A (NO OUTLET) 30"		N		

PRIVATE ENGINEER'S NOTICE TO CONTRACTORS

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A SEARCH OF AVAILABLE RECORDS AND TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT THOSE SHOWN ON THIS PLAN. THE CONTRACTOR IS REQUIRED TO TAKE ALL PRECAUTIONARY MEASURES TO PROTECT THE UTILITIES SHOWN, AND ANY OTHER LINES OR STRUCTURES NOT SHOWN ON THESE PLANS, AND IS RESPONSIBLE FOR THE PROTECTION OF, AND ANY DAMAGE TO THESE LINES OR STRUCTURES.

CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO, DEFEND, INDEMNIFY, AND HOLD DESIGN PROFESSIONAL AND OWNER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT.

THE CONTRACTOR SHALL BE RESPONSIBLE TO REPORT DISCREPANCIES IN PLANS AND/OR FIELD CONDITIONS IMMEDIATELY TO THE DESIGN ENGINEER FOR RESOLUTION PRIOR TO CONSTRUCTION, AND SHALL BE RESPONSIBLE FOR DISCREPANCIES NOT SO REPORTED AND RESOLVED.

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

*AS BUILT 6-11-90 B.Mc

BENCH MARK: F5-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DWY, ON THE W'LY SIDE OF ADAMS 150'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
(714) 737-8190

PREPARED UNDER THE SUPERVISION OF:
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE:

MARK	REVISIONS	APPR.	DATE
⚠1	ADDED PAVING SECTIONS S.R. 1362 R=35 1/25/89 V.S.	JJL	3/30/89

DESIGNED BY C.J.L. & V.S. DRAWN BY S.V. & V.S. CHECKED BY J.J.L.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/4/88	
TRAFFIC DIVISION	12/2/88	
CHIEF F. W. ENGINEER	12-8	
	12/5/88	

APPROVED BY Barry Beck
PUBLIC WORKS DIRECTOR
DATE 12/9/88

TITLE SHEET
STREET IMPROVEMENT PLANS
FOR
TRACT 23320

HORIZ. SCALE: 1" = AS SHOWN VERT. SCALE: 1" =

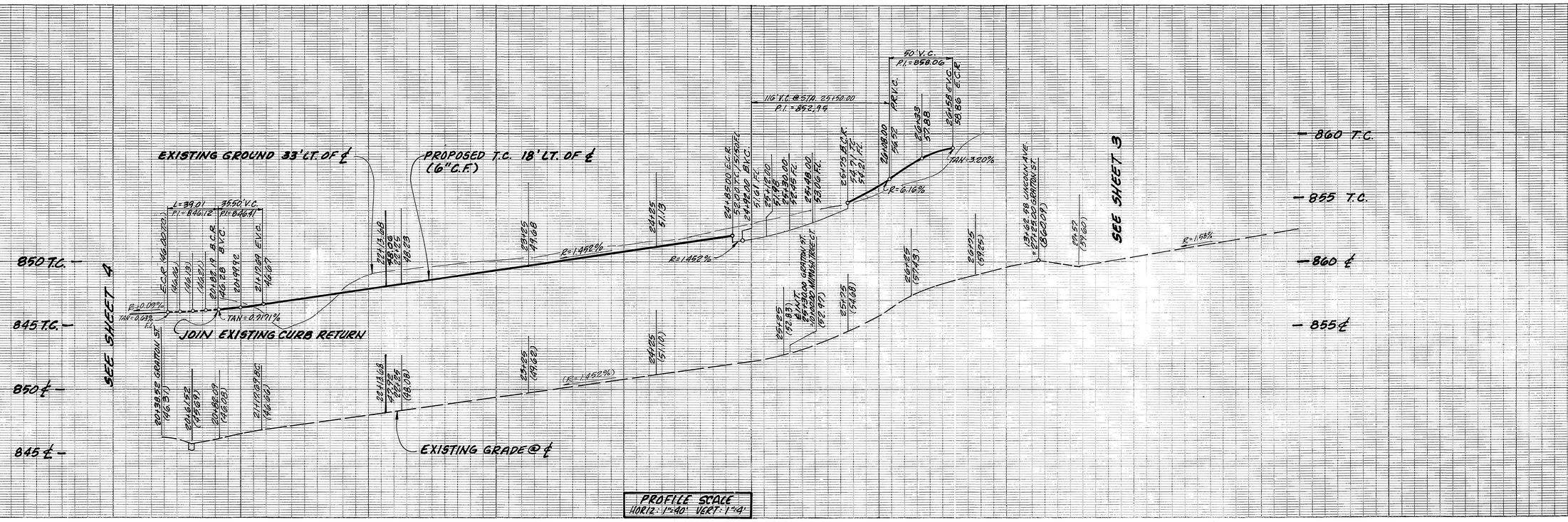
ACCOUNT NO. R-2999

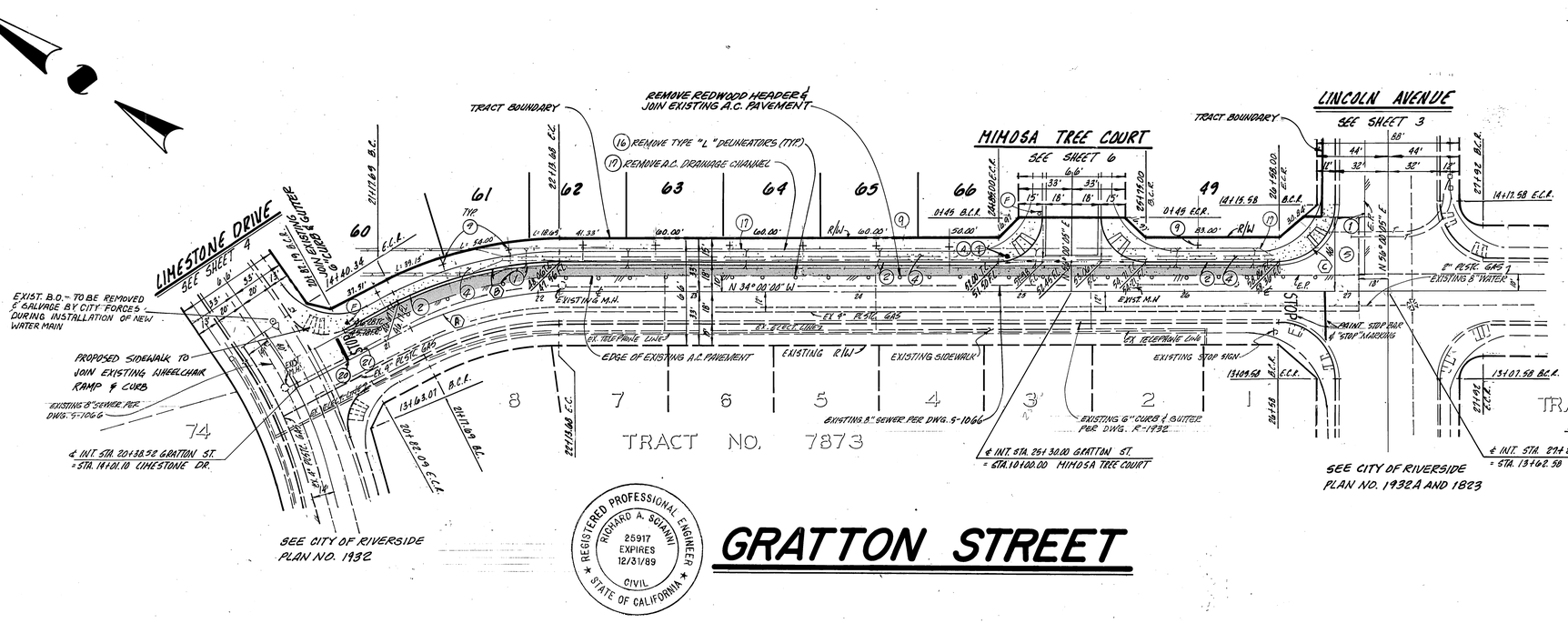
SHEET 1 OF 7

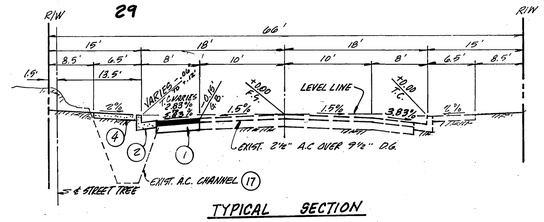
P.C. 2703

INDEXED 1-5-89 4H

JN 133







TYPICAL SECTION
GRATTON ST.
T1-5

Ex - 2½" AC. over 7½" C.G.

GRATTON STREET

CURVE DATA TABLE			
STREET			
Δ	RADIUS	TANGENT	LENGTH
(A) 27°30'00"	200.00'	48.94'	95.99'
(B) 27°30'00"	218.00'	53.34'	104.63'
(C) 89°59'55"	35.00'	35.00'	54.98'

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

CITY OF RIVERSIDE
WATER DEPARTMENT

R. McGrath 10-31-88
APPROVED DATE

BENCH MARK: F5-F
FOUND P.K. NAIL & CITY ENGINEER TAG IN CONC. CURB ON S'LY SIDE OF D.W.Y. ON THE W'LY SIDE OF ADAMS. 190'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
(714) 737-8190

PREPARED UNDER THE SUPERVISION OF:
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY P.J.L. DRAWN BY D.G. CHECKED BY J.V.L.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/4/88	
TRAFFIC DIVISION	12-2-88	
CHIEF P.W. ENGINEER	12-8	
	12/9/88	

APPROVED BY Barry Beck
PUBLIC WORKS DIRECTOR
DATE 12/9/88

STREET IMPROVEMENT PLANS FOR
TRACT 23320
GRATTON STREET

ACCOUNT NO. R-2999

SHEET 2 OF 7

HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

* AS BUILT 6-11-90 E.M.E.

INDEXED 1-5-89 JH

JN.133

P.C. 2003

PROFILE SCALE
HORIZ: 1"=40', VERT: 1"=4'

PROPOSED T.C. 32' LT. OF ℄ (6" C.F.)

EXISTING T.C. 32' LT. OF ℄ (6" C.F.)

EXISTING GROUND 44' LT. OF ℄

EXISTING GRADE @ ℄

SEE SHEET 1

END CONSTRUCTION

860 T.C.

855 T.C.

860 ℄

855 ℄

870 T.C.

865 T.C.

870 ℄

865 ℄

12 13 14 15 16 17 18 19 20 21 22

R=3.00%

R=1.00%

R=1.22%

R=1.30%

L=54.98' D.C.
P.I.= 60.07

TRACT NO. 7873

TRACT NO. 5823

LINCOLN AVENUE

GRATTON STREET
SEE SHEET 2

℄ INT. STA. 13+68.58 LINCOLN AV.
=STA. 271+25 GRATTON ST.

TRACT BOUNDARY

EXISTING STOP SIGN

MEET EXISTING STRIPING

EXIST. STREET NAME SIGN

RELOCATE EXISTING PALM TREES AS SHOWN APROX. AT MARK (TYP.)

SEE DETAIL AT BOTTOM LEFT FOR BLOCK WALL CONSTRUCTION

BLOCK WALL PILASTERS - 6"x8"x18" LIPO CAP BLOCKS
PILASTERS 30' ℄ TO ℄
PANELS - 6"x8"x18" MISSION TAN BLOCKS.

BLOCK WALL

EXIST. 12" WATER

N 56° 00' 05" E

A.C. OVERLAY PER TYPICAL SECTION THIS SHEET

SAWCUT LINE

EXISTING G" CURB & GUTTER

EXISTING M.H.

EXISTING R/W

SAWCUT & REMOVE EXISTING A.C. PAVEMENT
JOIN EXISTING A.C. PAVEMENT

225'

PAINT 4" SKIP WHITE (4 STRIPE, 1 17' GAP)

EXISTING 8" SEWER PIPE
DWG S-1047

REMOVE EXISTING W.B.I. SIGNS

EXISTING TELEPHONE RISER (PROTECT IN PLACE)

REMOVE EXIST. 4" SOLID WHITE EDGELINE

BEGIN 4" SKIP WHITE LANELINE STRIPING

EXISTING 6" CURB & GUTTER PER DWG R-2830 EXISTING SIDEWALK

EXISTING AC. PAVEMENT

EXISTING STRIPING

EX. 3" P.C.C. GAS

EXIST. 8" WATER

EXISTING M.H.

EX. 12" P.C.C. GAS

EX. GRND.

INDUSTRIAL CENTER

TRACT BOUNDARY

20+44.54 EX. P.C. TO LONGEST C.& L. SYM.

END CONSTRUCTION

NOTE:
SEE REVISED FRONTAGE PLAN # 27243-AG PREPARED BY FRED ORTON & ASSOC. FOR LANDSCAPING ON LINCOLN AVE.

△R-2999L

1.5' ℄ STREET TREES
FOR LOCATION SEE DETAIL DOWN BELOW

CONST. 4" AC OVER 6" AB OVER COMPACTED NATIVE SOIL PER S.R. 1362 R=35

EXIST. SLOPE VARIES @ 3.93% TO 4.14%

TYPICAL SECTION - LINCOLN AVENUE
NOT TO SCALE
T.I. = 7

SONOMA DRIVE

⚠ BLOCK WALL LOCATION DETAIL

CONCRETE BLOCK WALL DETAIL

BOND BEAM GROUT — NO. 4 REINF. STEEL CONTINUOUS — NO. 3 REINF. STEEL

WALL COLORS AND SIZE
BLOCK COLOR - TAN SPLIT FACE BLOCK
BLOCK SIZE - 8"X8"X16"
CAP COLOR - TAN PRECISIERE BLOCK
CAP SIZE - 8"X 2.5"X16"
MORTAR COLOR - IS TO MATCH BLOCK
PILASTER COLOR - TAN
PILASTER SIZE - 6"X8"X16"

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

CITY OF RIVERSIDE
WATER DEPARTMENT
APPROVED R. McGrath 10-31-88 DATE

BENCH MARK: FS-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DWY, ON THE W'LY SIDE OF ADAMS. 150'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
714 737-8190
PREPARED UNDER THE SUPERVISION OF:
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK	REVISIONS	APPR.	DATE
△	REVISED PAVING SECTION (S.R. 1362 R-35)	LLC	3/3/89
△	REVISED WALL LOCATION INTO CITY R/W	WLC	3/7/89
	W.O. 1/100/8078		

DESIGNED BY P.J.L. DRAWN BY P.J.L. CHECKED BY J.J.L.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/14/88	
TRAFFIC DIVISION	12-2-88	
CHIEF P. W. ENGINEER	12-8	
	12/5/88	

APPROVED BY Barry Beck
PUBLIC WORKS DIRECTOR
DATE 12/9/88

STREET IMPROVEMENT PLANS FOR
TRACT 23320
LINCOLN AVENUE

HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

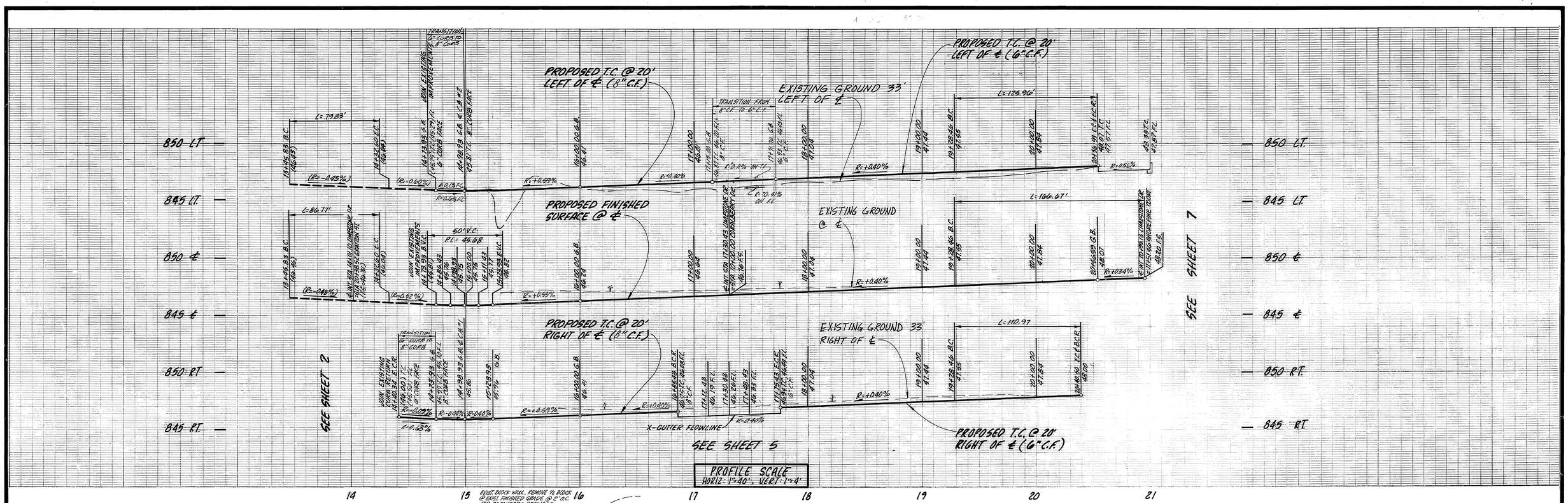
ACCOUNT NO. R-2999
SHEET 3 OF 7

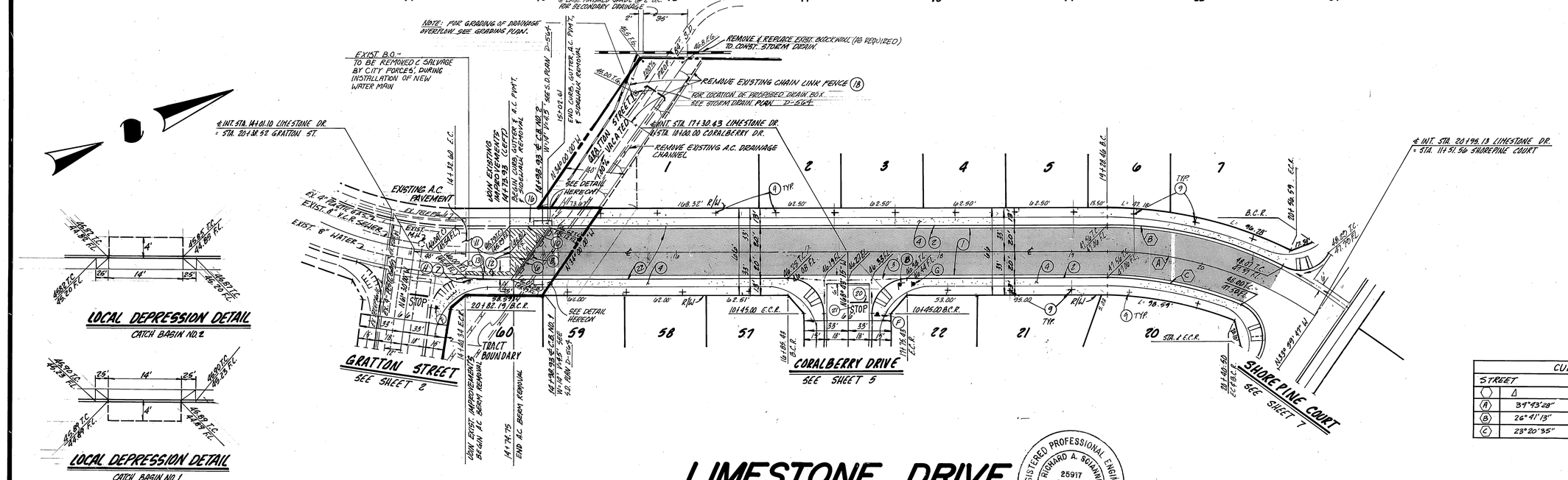
* AS BUILT 6-11-90 B.M.

INDEXED 1-5-89 GH

JN. 133

P.C. 1113





LIMESTONE DRIVE

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

CURVE DATA TABLE				
STREET				
○	Δ	RADIUS	TANGENT	LENGTH
(A)	34°43'28"	275.00'	85.98'	166.67'
(B)	26°41'13"	295.00'	69.97'	137.40'
(C)	23°20'35"	255.00	52.68'	103.89'

* AS BUILT 6-11-90 B.McG

CITY OF RIVERSIDE
WATER DEPARTMENT

R. McGrath 10-31-88
APPROVED DATE

BENCH MARK: F5-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DWY, ON THE W'LY SIDE OF ADAMS. 150'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

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(714) 737-8190

PREPARED UNDER THE SUPERVISION OF
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK | REVISIONS | APPR. | DATE
DESIGNED BY V.S. DRAWN BY D.S. & S.V. CHECKED BY

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/4/88	
TRAFFIC DIVISION	12-2-88	
CHIEF P.W. ENGINEER	12-8 12/5/88	

APPROVED BY Barry Beck
PUBLIC WORKS DIRECTOR
DATE 12/9/88

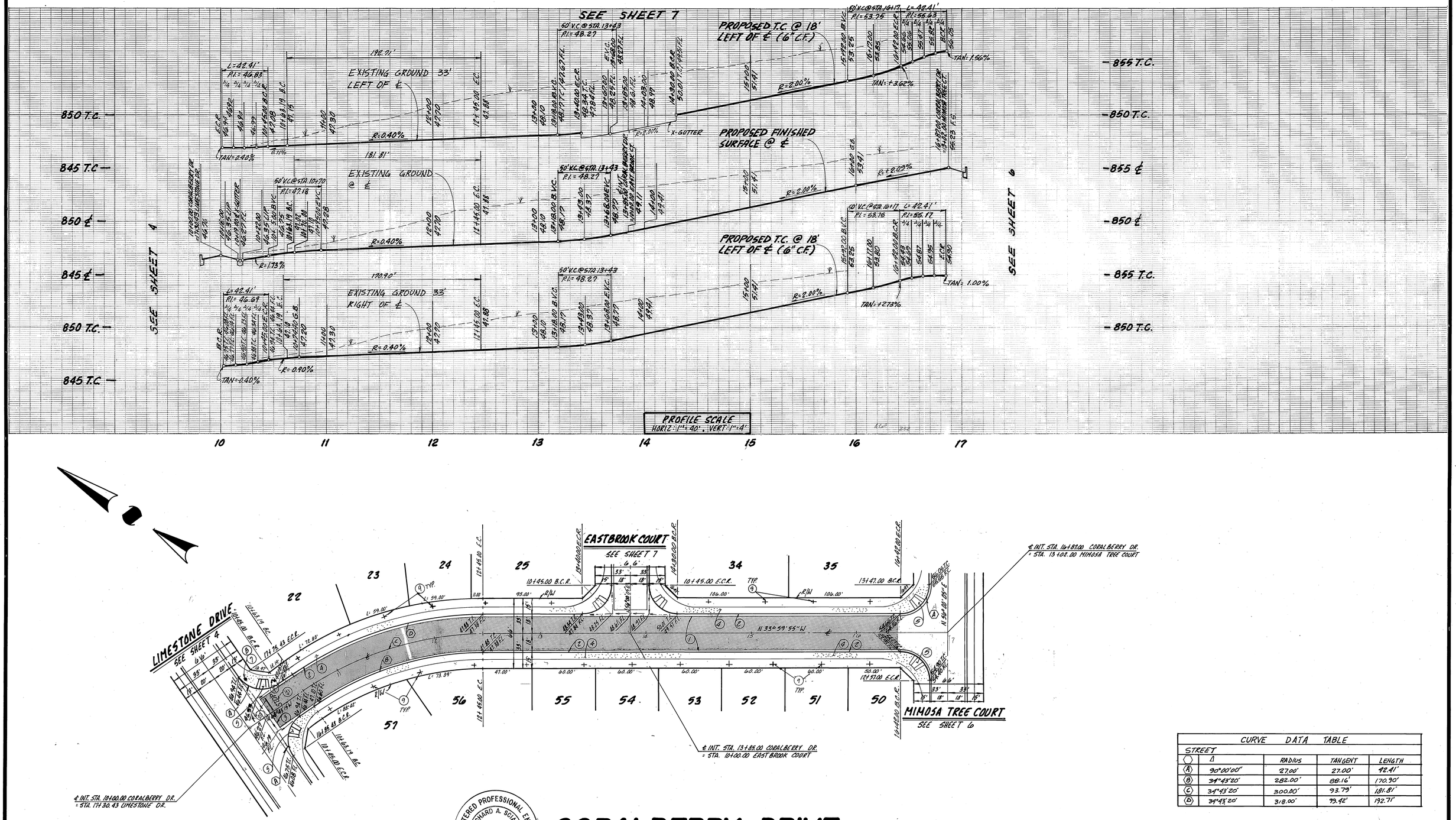
STREET IMPROVEMENT PLANS FOR
TRACT 23320
LIMESTONE DRIVE

HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

ACCOUNT NO. R-2999
SHEET 4 OF 7

P.C. 2703

INDEXED 1-5-89 JN. 133



CURVE DATA TABLE			
STREET Δ	RADIUS	TANGENT	LENGTH
(A) 90°00'00"	27.00'	27.00'	42.41'
(B) 34°43'20"	282.00'	88.16'	170.90'
(C) 34°43'20"	300.00'	93.79'	181.81'
(D) 34°43'20"	318.00'	99.42'	192.71'

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

CORALBERRY DRIVE

BENCH MARK: F5-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DLY, ON THE W'LY SIDE OF ADAMS. 150'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
(714) 737-8190
PREPARED UNDER THE SUPERVISION OF
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY RAS DRAWN BY RS CHECKED BY RAS

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	SAC
PARK DEPARTMENT	11/4/88	GS
TRAFFIC DIVISION	12-2-88	[illegible]
CHIEF P. W. ENGINEER	12-5	[illegible]
	12/5/88	[illegible]

APPROVED BY Barry Bed
PUBLIC WORKS DIRECTOR
DATE 12/9/88

STREET IMPROVEMENT PLANS FOR
TRACT 23320
CORALBERRY DRIVE

ACCOUNT NO. R-2999
SHEET 5 OF 7

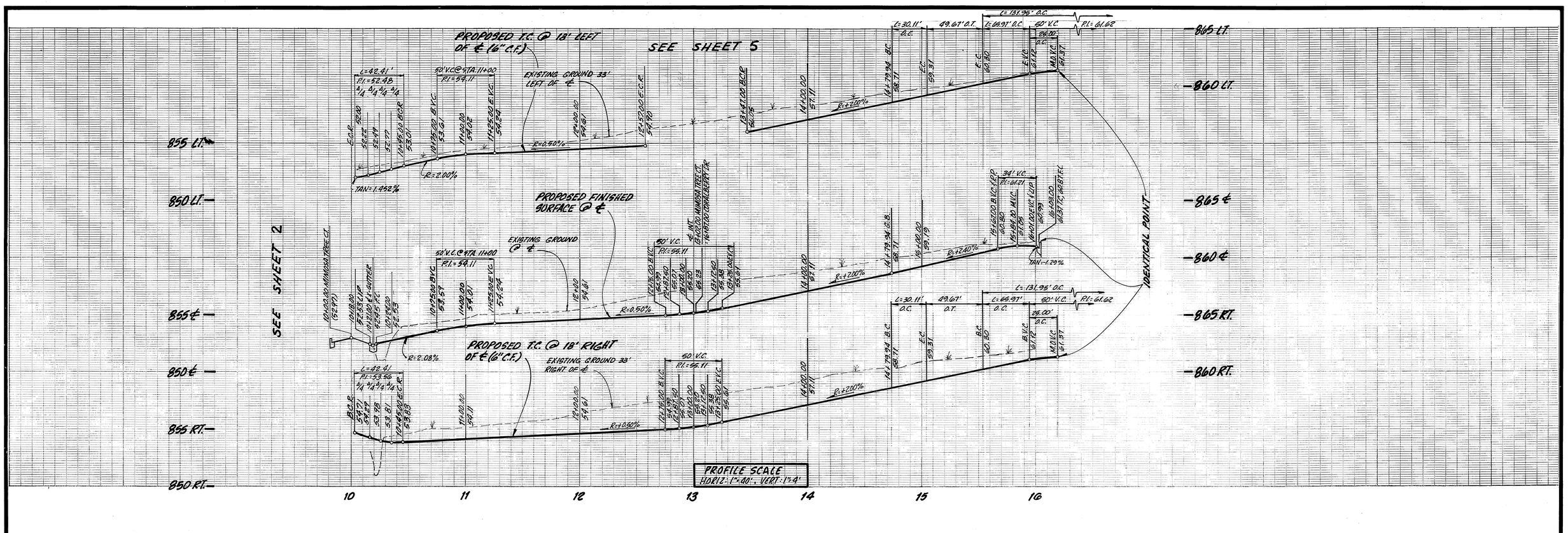
HORIZ. SCALE: 1"= 40' VERT. SCALE: 1"= 4'

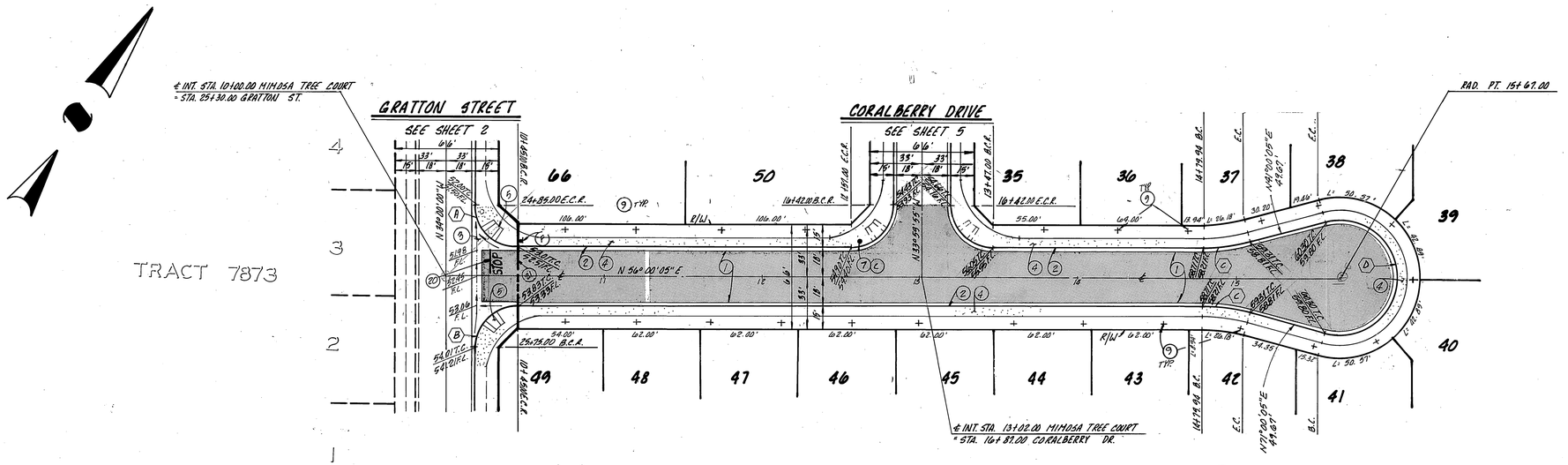
* AS BUILT 6-11-90 B.M^c.

INDEXED 1-5-89 GH

JN.133

P.C. 2103





CURVE DATA TABLE				
STREET				
◯	Δ	RADIUS	TANGENT	LENGTH
(A)	89°59'55"	27.00'	27.00'	42.41'
(B)	90°00'05"	27.00'	27.00'	42.41'
(C)	15°00'00"	115.00'	15.14'	30.11'
(D)	210°00'00"	36.00'	134.35'	131.95'

MIMOSA TREE COURT

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

BENCH MARK F5-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DWY, ON THE W'LY SIDE OF ADAMS. 150'± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
(714) 737-8190

PREPARED UNDER THE SUPERVISION OF:
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY P.J.L. DRAWN BY D.S. CHECKED BY J.L.L.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/4/88	
TRAFFIC DIVISION	12-2-88	
CHIEF P.W. ENGINEER	12-8	
	12/5/88	

APPROVED BY Barry Bed
PUBLIC WORKS DIRECTOR
DATE 12/9/88

STREET IMPROVEMENT PLANS FOR
TRACT 23320
MIMOSA TREE COURT

HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

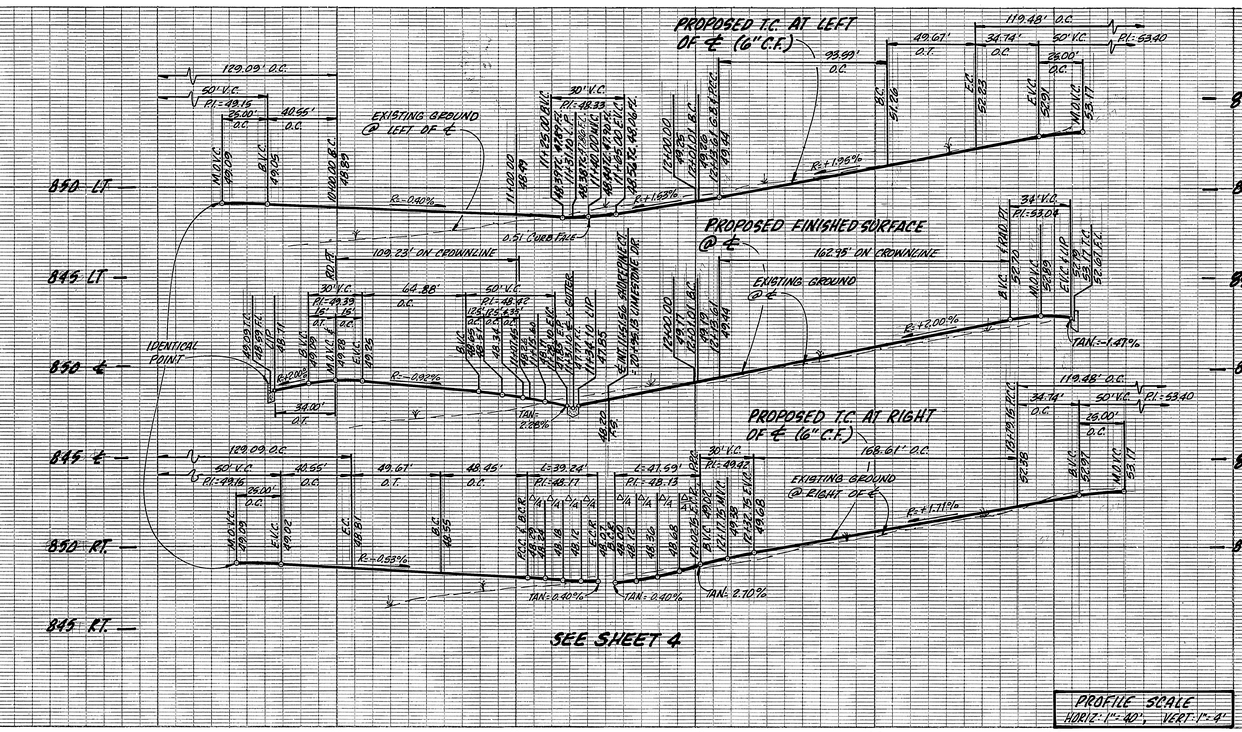
ACCOUNT NO. R-2999
SHEET 6 OF 7

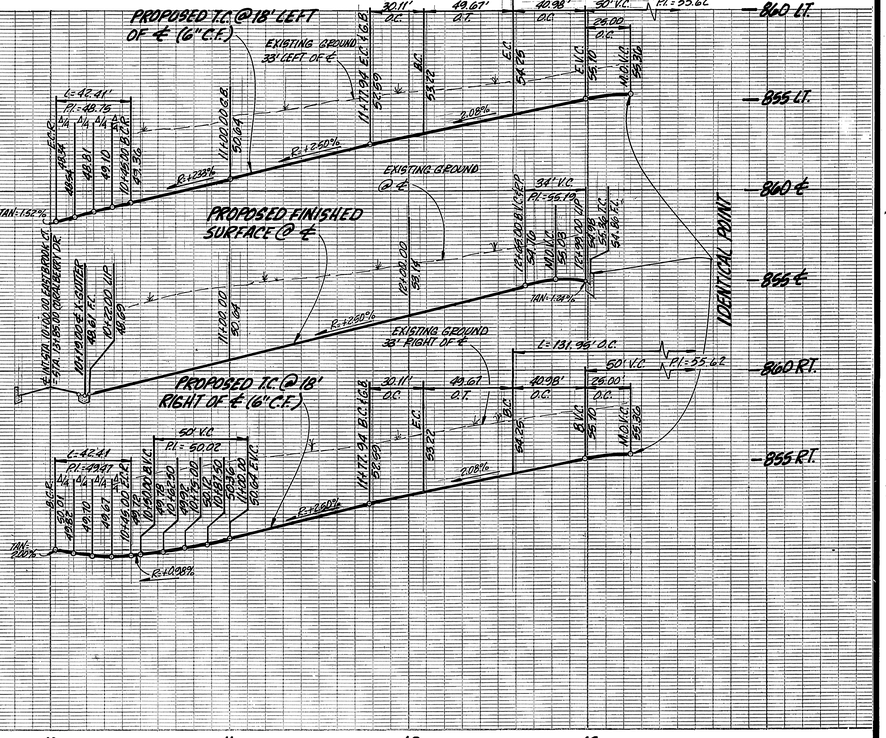
* AS BUILT 6-11-90 B.McC

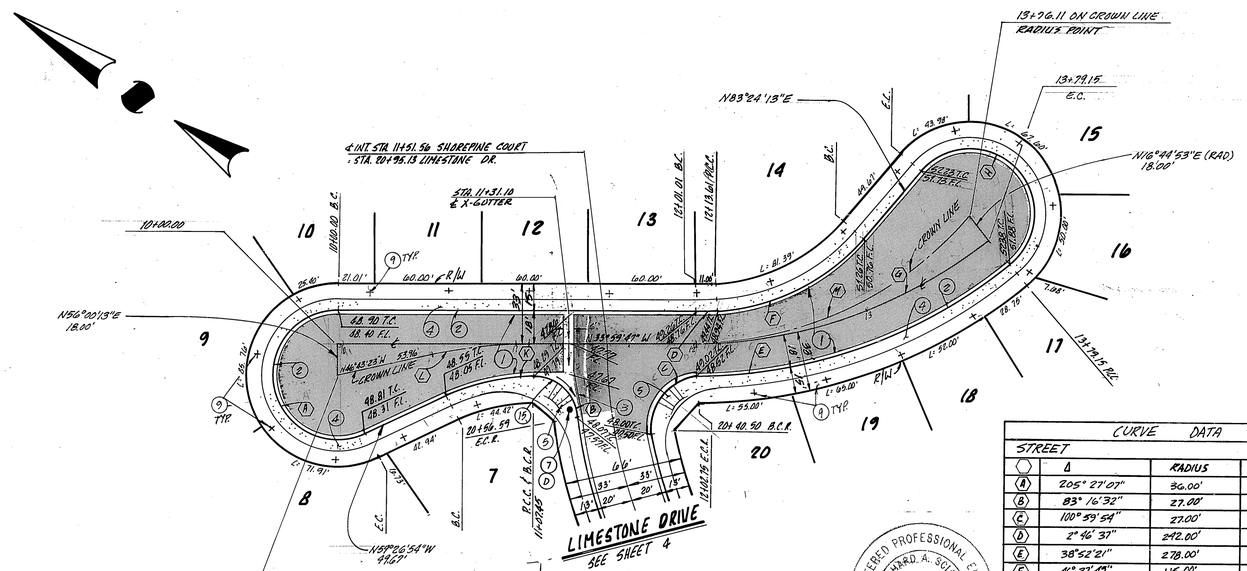
P.C. 2703

INDEXED 1-5-89

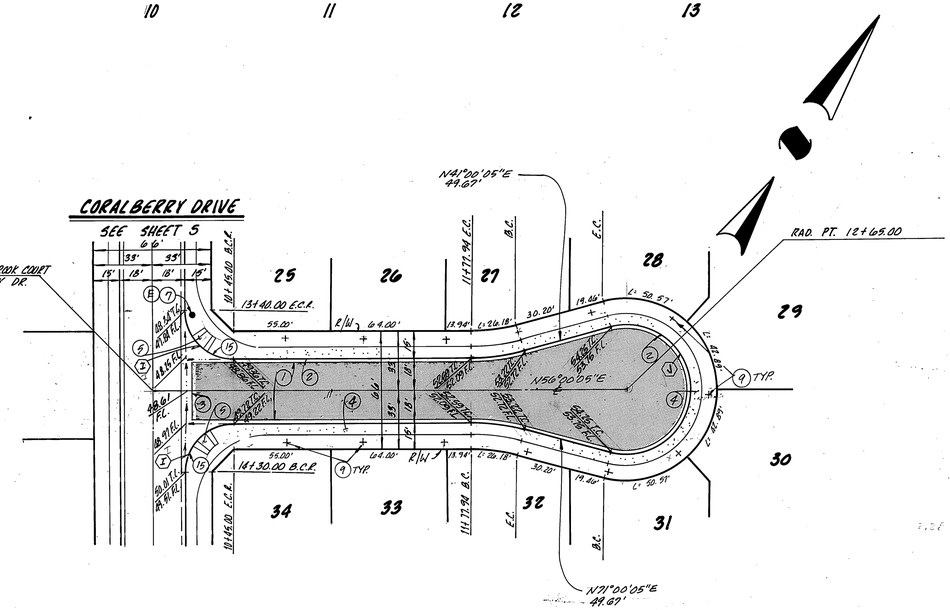
JN.133







CURVE DATA TABLE				
STREET				
	Δ	RADIUS	TANGENT	LENGTH
(A)	205° 27'07"	36.00'	169.41'	129.09'
(B)	83° 16'32"	27.00'	24.00'	39.24'
(C)	100° 59'54"	27.00'	32.75'	47.59'
(D)	2° 46' 37"	242.00'	5.87'	11.73'
(E)	38°52'21"	278.00'	98.10'	188.61'
(F)	46° 37' 49"	115.00'	49.56'	93.59'
(G)	39°15'20"	260.00'	92.72'	178.14'
(H)	190° 09' 06"	36.00'	—	119.48'
(I)	90°00'00"	27.00'	27.00'	42.41'
(J)	210° 00' 00"	36.00'	—	131.95'
(K)	24°08'20"	115.00'	24.59'	48.45'



CURVE DATA TABLE				
STREET				
	Δ	RADIUS	TANGENT	LENGTH
(L)	12°43'36"	248.82'	27.75'	55.27'
(H)	48°33'33"	190.93'	86.81'	162.95'

BENCH MARK: F5-F
FOUND P.K. NAIL & CITY ENGINEERS TAG IN CONC. CURB ON S'LY SIDE OF DWY. ON THE W'LY SIDE OF ADAMS. 150' ± N'LY OF VICTORIA AVE.
FIELD BOOK 739/79 ELEV. 896.317'

REGISTERED PROFESSIONAL ENGINEER
RICHARD A. SCIANNI
25917
EXPIRES 12/31/89
CIVIL
STATE OF CALIFORNIA

PROFILE SCALE
HORIZ: 1"=40', VERT: 1"=4'

CSL ENGINEERING, INC.
119 MAPLE STREET SUITE N CORONA, CA 91720
(714) 737-8190
PREPARED UNDER THE SUPERVISION OF:
Richard A. Scianni 3-21-88
RICHARD A. SCIANNI R.C.E. 25917 DATE

MARK	REVISIONS	APPR.	DATE

DESIGNED BY V.S. DRAWN BY P.L.C. CHECKED BY J.V.L.

CITY OF RIVERSIDE
PUBLIC WORKS DEPARTMENT

APPROVED BY	DATE	BY
PRINCIPAL ENGINEER	12-2-88	
PARK DEPARTMENT	11/4/88	
TRAFFIC DIVISION	12-2-88	
CHIEF P. W. ENGINEER	12-8	
	12/9/88	

APPROVED BY Barry Beal
PUBLIC WORKS DIRECTOR
DATE 12/9/88

STREET IMPROVEMENT PLANS FOR
TRACT 23320
SHOREPINE COURT
EASTBROOK COURT

HORIZ. SCALE: 1" = 40' VERT. SCALE: 1" = 4'

ACCOUNT NO. R-2999
SHEET 7 OF 7

* AS BUILT 6-11-90 B.M.C.

P.C. 2703

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